

EAST CAMPUS TRADITIONAL NEIGHBORHOOD ASSOCIATION

BY-LAWS

Article 1: Name, Boundaries, Membership, Purpose, Dues

1. **NAME.** The name of the Association shall be the **East Campus Traditional Neighborhood Association.**
2. **BOUNDARIES.** The Association boundaries are as follows:
A tract of land in the north half Section 18 and the southeast quarter of the southwest quarter of Section 7, both in Township 48 North, Range 12 West in the City of Columbia, Boone County, Missouri: said tract being described as follows:

The boundary of the association shall be an area with four connecting borders: a West Border connecting to a South Border connecting to an East Border connecting to a North Border that completes the enclosed boundaries by connecting to the West Border.

The West Border:

Beginning Point at the northwest corner of property at 102 South College Avenue, then south along front property lines of the east side of South College Avenue to Bouchelle Avenue; connecting to

The South Border:

Bouchelle Avenue from South College Avenue to South William Street; connecting to

The East Border:

South William Street starting at Bouchelle Avenue to Ross Street, then east along the south property lines of 606 South William Street and 1607 Ross Street, to the southwest corner of 607 Morningside Drive, proceeding northeast along the southeast property line of 607 Morningside Drive, then to the center of Morningside Drive, then southeast along the center of Morningside Drive to the southwest corner of 608 Morningside Drive, then following the property line along the southeast side and rear of 608 Morningside Drive to 600 Morningside Drive, then north along the east property line of 600 Morningside Drive to the center of Wilson Avenue, then east to the eastern terminus of Wilson Avenue, then north to the property line of 1702 University Avenue, then following the western property line of 1702 University Avenue, to the center of University Avenue, then east to the eastern property line of 1705 University Avenue, then proceeding due north to the center of Cliff Drive, then proceeding northwest to the southwest corner of 1701 Cliff Drive, then following the property line along the southeast side and rear of 1701 Cliff Drive to 302 South Ann Street, then following the rear property line of 302 South Ann Street to the southeast corner of the property line of 204 South Ann Street, then north along the rear property lines of 202 South Ann Street, 106 South Ann Street, and 104 South Ann Street, proceeding north along the east property line of 4 South Ann Street; connecting to

The North Border:

west on East Broadway to the center of South Ann Street, then south to Anthony Street, proceeding west to the east property line of 1503 Anthony Street, then north along the east property line of 1503 Anthony Street, then west from the northeast corner of 1503 Anthony Street to Shockley Street, then north to the center of Bass Avenue, then north along the east property line of 1411 Bass Avenue, then west along the rear property lines of 1411 Bass Avenue, 1407 Bass Avenue, and 1403 Bass Avenue and the north property line of 110 Dorsey Street, to Dorsey Street, then south to Bass Avenue, then west to Willis Avenue, then north to the alley on the north side of 103 Willis Avenue and 102 South College Avenue, then west along the north property lines of 103 Willis Avenue and 102 South College Avenue to the Beginning Point.

3. **MEMBERSHIP & VOTING PRIVILEGES.**

- a. Individuals eighteen or older who reside in or own real estate in the neighborhood are eligible for membership in the East Campus Traditional Neighborhood Association. Members must be current on their dues payments to attend meetings. Members who own property within the ECTNA have voting privileges as defined below. Residents who live within the ECTNA boundaries have voting privileges as defined below. Proof of ownership (e.g., property title, articles of organization) or residence (e.g., lease contract, property title) may be required.
 - b. Owners of real estate, including those who reside in the property they own and those who own rental properties within the ECTNA boundaries, will be entitled to one vote per property/parcel owned with paid-up membership. Owners of buildings with multiple units will be entitled to one vote per building/parcel with paid-up membership.
 - c. Residents with rental contracts within the ECTNA neighborhood who have lived within the ECTNA boundaries for one year and who are registered voters of Boone County will be entitled to one vote. Proof of residence (e.g., lease contract) and voter registration may be required for membership and participation.
 - d. Members of the Board of Directors and/or Officers will have one vote per position when voting on items restricted to the board/officers.
 - e. One representative from each of the following institutions will be invited to be ex-officio non-voting members of the association. Each of these positions will be appointed for a one-year, renewable term. Additional ex-officio representatives from other organizations may be selected by a Traditional vote of the members. Alternate representatives may be selected by the Board if representatives are not active, as determined by the Board.
 - i. Stephens College
 - ii. Boone Hospital Center
 - iii. The University of Missouri
 - f. Absentee/proxy voting is not permitted.
4. **PURPOSE.** The purpose of the East Campus Traditional Neighborhood Association is to facilitate communication among members and between members and the City of Columbia; and to identify, consider, and take appropriate action on matters of neighborhood concern.
5. **DUES.** Annual membership dues cover the calendar year from January through December. Property owners' membership fees are twenty dollars (\$20.00) for the first property parcel owned and an additional five dollars (\$5.00) per property parcel thereafter. Property owners have one vote per property parcel owned within the neighborhood for which the aforementioned membership fees are paid. Residents' membership fees are twenty dollars (\$20.00). Members' dues must be current to be eligible for voting privileges.

Article II: Officers

1. **Chair.** The Chair will preside over regular and special meetings and act as the Association's chief executive officer. The Chair must be a parcel property owner for at least three consecutive years within the East Campus Traditional Neighborhood Association boundaries.
2. **Vice-Chair.** The Vice-Chair will perform the duties of the Chair in the absence of the Chair, or by the Chair's request, and shall become the Chair if the membership, by Traditional vote, declares that the Chair's position is vacant. The Vice-Chair must be a parcel property owner for at least three consecutive years within the East Campus Traditional Neighborhood Association boundaries.
3. **Secretary-Treasurer.** The Secretary-Treasurer will keep the minutes of the meetings, handle correspondence, and prepare meeting notices and news releases. He/she will handle all funds, keep records thereof, and report the Association's finances whenever requested by the Chair or by a Traditional of the members. The Chair or Vice-Chair must approve all disbursement of all Association

funds. The Secretary-Treasurer must be a parcel property owner for at least three consecutive years within the East Campus Traditional Neighborhood Association boundaries.

4. These officers constitute the Ruling Body of the Association and will be present whenever the Association conducts a meeting where votes are taken.
5. Officers will be elected by Traditional vote of the members present at the annual meeting as positions become available.
6. Each officer will serve a term of three years and will be eligible for re-election. If any officer resigns, a special meeting will be called in a timely fashion for the purpose of filling the position. Vacancies may be filled by the Chair until a special election is called. Positions will rotate in such a way that only one new board member will be voted in during any year unless otherwise needed due to resignations, illness, etc., of any board member (i.e., Chair serves years 1-3, Vice Chair serves years 2-4, Secretary-Treasurer serves years 3-5, President serves years 4-6, etc.). If a member/officer sells his or her property, and therefore no longer owns property within the neighborhood, he or she revokes membership privileges and can no longer serve as an officer.
7. Election of officers will occur between January 1 and March 30 of each calendar year.

Article III: Meetings

1. There will be an annual meeting between January 1 and March 30 to elect officers and conduct other business.
2. Members will nominate candidates for each office, and election of officers will be decided by a show of hands, a yes or no vote, or by secret ballot. Proxy votes will not be allowed.
3. Special meetings may be initiated by the chair or upon request of at least five members. At least five days' notice will be given to all members who have signed up on the email list that will be available at all meetings. The items to be voted on at the special meeting will be included in the notice of the meeting.
4. Quorums for any meeting shall consist of at least six members (six different individuals) and those officers of the Ruling Body that are in attendance. (Whenever six different individuals are present votes may be taken and those individuals may register as many votes as they have paid memberships.) A simple Traditional vote of all votes cast will decide all matters for the association. Proxy voting will not be allowed.

Article IV: Amendments

1. These by-laws may be amended or repealed, or new by-laws may be adopted by the Traditional vote of the membership at any annual or special meeting.

Article V. Dissolution

If there is no election of officers for a period of twenty-five consecutive months, the Association shall be considered dissolved.

